



# City of Seattle Pre-Application Site Visit Report

November 05, 2010

This report represents a preliminary determination of project requirements based on your Pre-Application Site Visit (PASV). The PASV Field Assessment and Report is completed by DPD site inspectors and is compiled from initial project information submitted by the applicant.

## Project Summary

<b>AP/Project No.</b>	6265733	<b>Ground Disturbance</b>	Y
<b>Application Template</b>	BLDG	<b>PASV Required This Permit</b>	Y
<b>Application Type</b>	CONSTRUCTION AND DEVELOPMENT	<b>Date PASV Completed</b>	11/04/10
<b>Category</b>		<b>PASV Done Under</b>	
<b>DPD Review Type</b>	FULL	<b>Permit Remarks</b>	
<b>Address</b>	10058 32nd Ave NE		
<b>Location</b>			
<b>Zoning</b>		<b>Applicant</b>	JOHN PICCOLA 10058 32ND AV NE SEATTLE WA 98115 (206) 714-3225
<b>King County APN</b>	<a href="http://web1.seattle.gov/dpd/parceldata/2568800242">2568800242</a>		
<b>Permit Status</b>	Initial Information Collected		
<b>Description of Work</b>	Construct new rockery adjacent to existing single family residence per plan.	<b>Applicant Email</b>	
		<b>Linked AP/Project Nos.</b>	
<b>SDOT Project No</b>			

For detailed zoning information, click the King County APN number above, or visit <http://web1.seattle.gov/dpd/parceldata/> to find zoning details about your address.

## Pre-Application Site Visit (PASV) Report

**Contact:** Arthur Thomas Richardson, (206) 233-3875, [art.richardson@seattle.gov](mailto:art.richardson@seattle.gov)

PASV report requirements may be subject to additions, changes, or modifications by the department. The purpose of the report is to alert the applicant that there may be unusual or complex site conditions that trigger requirements from the department regarding this project. **The applicant is responsible for providing all required documents at the intake appointment.** If you have questions about this report or the PASV process, please contact the DPD Site Development Team at (206) 684-8860.

**Note:** Any project application associated with the development site can utilize the results from this PASV if the application is accepted by DPD within 18 months of the above inspection date. After 18 months, the applicant must apply for another PASV. No extensions will be granted.

### ECA Mapping Unit and Type

This project site appears to include the following ECAs and/or buffers:

Steep slope  
Potential slide

### Existing ROW Conditions

#### 32ND AVE NE

Street conditions:

Chip seal

Curb conditions:

No curb adjacent to site

## NE 103RD ST

Street conditions:

Chip seal

Curb conditions:

No curb adjacent to site

## Potential Impacts to Seattle Parks Property

No parks property in vicinity

## Tree Protection

Existing trees appear to be shown accurately on the site plan

## Construction Stormwater Control

All projects with earth disturbance, regardless of size, require temporary and permanent stormwater control in accordance with the Construction Stormwater Control (CSC) Technical Requirements Manual (DR 16-2009, Volume 2). The CSC Best Management Practices (BMPs) noted below can be found in the Construction Stormwater Control Technical Requirements Manual, available online and from DPD's Public Resource Center.

### Show the following on the CSC/Post Construction Soil Amendment Plan:

Place compost socks, compost berms, filter fabric fencing, straw bales, straw wattles, or other approved perimeter control BMPs to eliminate construction stormwater runoff.

Show the location of a stabilized construction access to the site; show methods to eliminate uncontrolled conveyance of mud and dirt into the right of way (ROW).

Cover bare soil with compost blankets, straw, mulch, matting, or other approved equal to control construction stormwater runoff.

Cover stockpiles and bare slopes with compost blankets, tarps, matting or other approved equal to control construction stormwater runoff.

A First Ground Disturbance inspection is required before any ground disturbance related to this permit, including demolition, tree cutting, clearing, grubbing, and grading. After your permit is issued, schedule an inspection by calling (206) 684-8900 or online at: <http://web1.seattle.gov/DPD/InspectionRequest>

## Inspectors Notes

lot slopes up at the NW corner of site. From the grading that has taken place, rockery will be under the trees and within the dripline. Roots have been exposed.

## Standard Submittal Requirements for Projects in an ECA

Submit a geotechnical report with the permit intake submittal package. Geotechnical report must be signed and stamped by a geotechnical engineer licensed in the State of Washington per SMC 22.804, SMC 25.09, and Directors Rule (DR) 33-2006

Provide a topographic survey with 2-foot contours on and within 25-feet of the property, stamped by a licensed land surveyor (see SMC 25.09.330A)

Delineate the clearing limits on the site plan

Provide a vegetation restoration plan per SMC 25.09.320, CAM 331 and CAM 331A. **Prior to any vegetation removal in the critical area, review, approval, and a preconstruction meeting is required**

Delineate the steep slope critical area on a site plan based on the survey (per SMC 25.09.020 A3b(5)).

Provide area calculations for the steep slope delineation.

Show the steep slope buffer. Generally, the buffer is 15-feet from the top and/or toe of the slope

Construction activity area appears to be within the steep slope critical area and/or its associated buffer. A steep slope variance may be required (see SMC 25.09.180E.1)

An ECA pre-submittal conference is strongly recommended. Call the Applicant Services Center (206-684-8850) to schedule an appointment

## Applicant Next Steps

1. For questions on permit application process, please contact the Applicant Services Center (ASC) at 206-684-8850.
2. Review the requirements set forth in this report.
3. Use Client Assistance Memos (CAMs), checklists and standards, and 5 Steps for a Successful DPD Application Submittal (available on the DPD website) for additional information.

4. When all issues have been addressed, you may schedule an intake appointment with DPD. **Please bring a copy of this report to your intake appointment.**